

**BRAEBURN VALLEY WEST CIVIC ASSOCIATION, INC.**  
**POLICY REGARDING**  
**REGULATION OF RESIDENTIAL LEASES OR RENTAL AGREEMENTS**

STATE OF TEXAS                   §  
  §  
COUNTY OF HARRIS           §

WHEREAS, Braeburn Valley West Civic Association, Inc. a Texas nonprofit corporation (the “Association”) is the governing entity for, Braeburn Valley West, a Subdivision in Harris County, Texas (the “Subdivision”); and

WHEREAS, the Association is charged with administering and enforcing those certain covenants, conditions and restrictions contained in the recorded Declaration for the Subdivision; and

WHEREAS, all terms used herein that are defined in Chapter 209 of the Texas Property Code shall have the meanings as defined in the statute; and

WHEREAS, Section 209.016 of the Texas Property Code was amended to establish parameters for tenant information that may be sought by the Association; and

WHEREAS, to the extent any existing governing document or dedicatory instrument does not conflict with this Policy or Section 209.016 of the Texas Property Code, such provision remains in full force and effect; and

WHEREAS, this Dedicatory Instrument represents Restrictive Covenants as those terms are defined by Texas Property Code §202.001, et. seq, and the Association shall have and may exercise discretionary authority with respect to Restrictive Covenants; and

WHEREAS, this Policy Regarding Regulation of Residential Leases or Rental Agreements is applicable to the Subdivision and Association.

NOW, THEREFORE, in light of the foregoing and in compliance with the Texas Property Code, the Association hereby adopts and imposes on the Subdivision and the Association the following *Policy Regarding Regulation of Residential Leases or Rental Agreements*:

1. At least five (5) days before the commencement of a residential lease or lease agreement, the following information must be provided to the Association’s Management Company:
  - a) Contact information for the tenant, including the following:
    - i. Names of all occupants who will reside in the residence
    - ii. Mailing address
    - iii. Phone number
    - iv. Email address
  - b) The commencement date and term of the lease.

RP-2022-124391

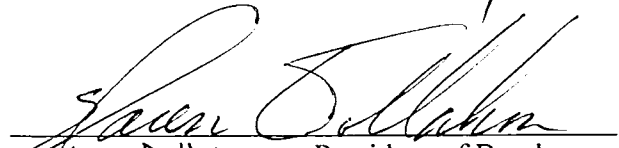
2. The property owner / landlord shall also provide an updated mailing address to the Association's Management Company.
3. All occupants are required to abide by the Association's Governing Documents.

This Policy is effective upon recordation in the Public Records of Harris County, Texas. Except as affected by Section 209.016 and/or by this Policy, all other provisions contained in the Declaration or any other dedicatory instruments of the Association shall remain in full force and effect.

**CERTIFICATION**

I, the undersigned, being the President of the Braeburn Valley West Civic Association, Inc. hereby certify that the foregoing Policy was adopted by at least a majority of the Braeburn Valley West Civic Association, Inc.'s Board of Directors at a properly noticed, open Board meeting, at which a quorum of the Board was present.

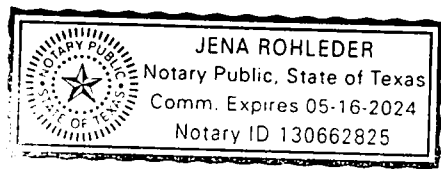
Approved and adopted by the Board of Directors on the 18<sup>th</sup> day of February 2022.

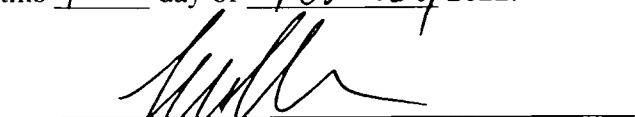
  
 \_\_\_\_\_  
 Karen Dollahan, President of Braeburn Valley West Civic Association, Inc.

STATE OF TEXAS                    §  
    §  
 COUNTY OF Ft. Bend ~~HARRIS~~                    §

Before me, the undersigned authority, on this day personally appeared Karen Dollahan, President of Braeburn Valley West Civic Association, Inc. a Texas corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he/she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 18<sup>th</sup> day of February 2022.



  
 \_\_\_\_\_  
 Notary Public, State of Texas

RP-2022-124391

AFTER RECORDING, RETURN TO:



6548 GREATWOOD PKWY.  
SUGAR LAND, TEXAS 77479

RP-2022-124391

RP-2022-124391  
# Pages 4  
03/08/2022 02:17 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$26.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP-2022-124391